

REFERENCE DATA

SURVEYS:
SN 9945; SN 14138; SN 15243; SN 19328; SN 25074; SN 25081;
SN 26943; SN 27168; SN 28758; SN 29353; SN 29993

PARTITION PLATS:
PP NO. 1998-164; PP NO. 1998-165

PLATS:
STEEL'S ADDITION; THE ROUND AT BEAVERTON CENTRAL

DEEDS:
BOOK 634 PAGE 447; BOOK 887 PAGE 425; DOCUMENT
NO. 81020909; DOCUMENT NO. 89036527; DOCUMENT NO. 94077226;
DOCUMENT NO. 95010865; DOCUMENT NO. 98010015

NOTES

- ALL DISTANCES ARE MEASURED UNLESS OTHERWISE NOTED.
- ALL TIES TO FOUND MONUMENTS ARE TO THE TRUE CORNER UNLESS OTHERWISE NOTED.
- ALL FOUND MONUMENTS AND THEIR ORIGINS ARE NOTED ON THE SURVEY FROM THE BEST EVIDENCE OF RECORDED SURVEYS IN THE RESPECTIVE COUNTY SURVEYOR'S OFFICE.

BASIS OF BEARINGS

BEING THE NORTHERLY RIGHT-OF-WAY LINE OF TRI-MET
LIGHT RAIL AND SHOWN HEREON AS NORTH 58° 49' 51"
WEST AS PER SURVEY NUMBER 27,167.

RECORD OF SURVEY

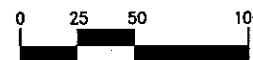
FOR

CLIENT: THE CITY OF BEAVERTON

SITUATED IN THE SOUTHEAST QUARTER OF SECTION 9
AND THE NORTHEAST QUARTER SECTION 16,
TOWNSHIP 1 SOUTH, RANGE 1 WEST, W.M.,
CITY OF BEAVERTON, WASHINGTON COUNTY, OREGON

30,124

SCALE: 1" = 50'



DAVID EVANS
AND ASSOCIATES INC.
2100 Southwest River Parkway
Portland Oregon 97201
Phone: 503.223.6663
DEA JOB NO. BVNX0000-0050

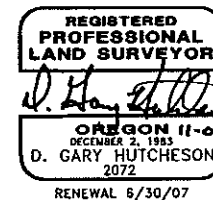


FIELD SURVEYED
OCTOBER 28, 2005

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO ESTABLISH THE
BOUNDARY LINES OF PROPERTY CONVEYED TO EASTGATE
THEATRE, INC. AS RECORDED IN BOOK 887 PAGE 425,
DEED RECORDS, WASHINGTON COUNTY, OREGON. THE
BASIS OF BEARINGS FOR THIS SURVEY BEING THE
NORTHERLY RIGHT-OF-WAY LINE OF TRI-MET LIGHT RAIL
PER SURVEY NUMBER 27168 AND SHOWN HEREON AS
NORTH 58° 49' 51" WEST.
THE SOUTH LINE OF THE PROPERTY WAS ESTABLISHED
BY HOLDING THE FOUND MONUMENTS PER SURVEY
NUMBER 27168 WHICH FIT THE INTENT OF SAID SURVEY
AND DEEDS.
THE EAST LINE OF THE PROPERTY WAS ESTABLISHED BY
HOLDING THE FOUND MONUMENTS PER SURVEY NUMBERS
29993, 28758, 26943 AND THE PLAT OF "THE ROUND
AT BEAVERTON CENTRAL" WHICH FIT THE INTENT OF SAID
SURVEYS AND DEEDS.
THE WEST LINE OF THE PROPERTY WAS ESTABLISHED BY
HOLDING THE ANGLE OF 146° 21' 01" PER SURVEY
NUMBER 27168 WHICH FIT THE INTENT OF THE SURVEY
AND DEED TO ESTABLISH THE EASTERLY RIGHT-OF-WAY
LINE OF SW CEDAR HILLS BOULEVARD.
THE NORTH LINE OF THE PROPERTY WAS ESTABLISHED
BY HOLDING THE ANGLE OF 76° 58' 23" PER SURVEY
NUMBER 14138 WHICH FIT THE INTENT OF SAID SURVEY.
THE NORTHWEST CORNER OF SAID PROPERTY WAS
ESTABLISHED BY INTERSECTING SAID NORTH AND WEST
LINES WHICH FIT THE INTENT OF SURVEY NUMBER 14138
AND DEED ELEMENTS.

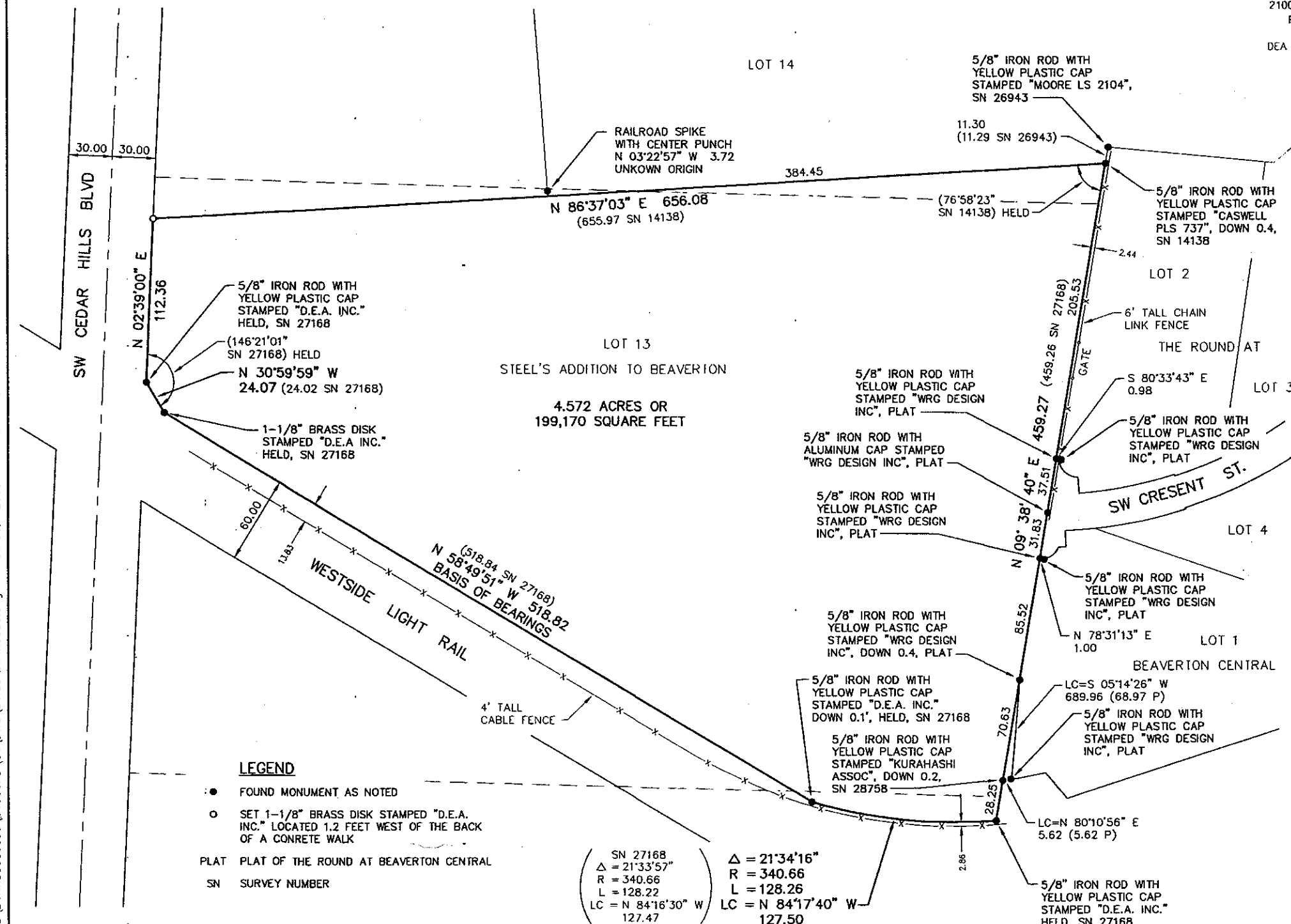
*if not the
actual property
deed*



WASHINGTON COUNTY SURVEYOR'S OFFICE
ACCEPTED FOR FILING: 12-7-05

SHEET 1 OF 1

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LEGEND

- FOUND MONUMENT AS NOTED
- SET 1-1/8" BRASS DISK STAMPED "D.E.A. INC." LOCATED 1.2 FEET WEST OF THE BACK OF A CONCRETE WALK
- PLAT PLAT OF THE ROUND AT BEAVERTON CENTRAL
- SN SURVEY NUMBER

SN 27168
Δ = 21°33'57"
R = 340.66
L = 128.22
LC = N 84°16'30" W 127.47

Δ = 21°34'16"
R = 340.66
L = 128.26
LC = N 84°17'40" W 127.50